



We Are Columbia

Planning and Development Services – Planning Division
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COMMUNITY CHARACTER PROTECTION (-CC1)

Community Character Protection (-CC1) overlay was established by City Council as an overlay district on June 2, 2010 (Ord. 2010-060). This overlay is intended to implement the goals of City Council by minimizing the possibility that demolition and construction activity within a residential community would drastically or negatively affect the existing character of a community.

The -CC1 overlay zoning does **not** change existing underlying zoning laws but supplements them. It also does **not** change or affect the allowed usage of the property as determined by zoning.

The CC-1 zoning overlay affects **residentially zoned or used properties only** and requires review of:

- 1) Demolition of structures 50 years or older
- 2) Relocation of structures 50 years or older
- 3) New construction on newly subdivided lots

Neighborhoods currently participating in the -CC1 zoning overlay:

Heathwood Neighborhood
Shandon Neighorhood
Sherwood Forest Neighborhood
Hollywood-Rose Hill Neighborhood
Whaley Protection Area